

TEMPORARY HIGHWAY EASEMENT GRANT (GENERAL)

Form T-3
Revised 12/2021

Project:	<u>1401280</u>
Code:	<u>N/A</u>
Parcel:	<u>34A</u>
Page:	<u>1 of 3</u>

THIS INDENTURE WITNESSETH, That Charles Carter II and Sarah Carter, husband and wife, the Grantor(s) of Tippecanoe County, State of Indiana Grant(s) to The Board of Commissioners of Tippecanoe County in the State of Indiana, the Grantee, for and in consideration of the sum of Five hundred seventy and 00/100 Dollars (\$570.00) (of which said sum \$0.00 represents land improvements acquired and \$570.00 represents land temporarily encumbered and damages) and other valuable consideration, the receipt of which is hereby acknowledged, a temporary easement to enter upon and have possession of the Real Estate of the Grantor(s) for the purpose of grading, which said work is incidental to the construction of the highway facility known as Morehouse Road and as Project 1401280, which said Real Estate situated in the County of Tippecanoe, State of Indiana, and which is more particularly described in the legal description(s) attached hereto as Exhibit "A" which is incorporated herein by reference, which said temporary easement shall be extinguished, become void and revert to the Grantor(s) and/or the Grantor(s) successor(s) in title upon completion of the said Project. Said extinguishment shall be evidenced by a release document, which shall be executed and recorded by the Grantee, at no cost to the Grantor(s).

Interests in land acquired by The Board of
Commissioners of Tippecanoe County, IN
Grantee mailing address:
20 N. 3rd Street
1st Floor
Lafayette, IN 47901

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Any and all timber, shrubbery, fences, buildings and any other improvements situated within the area of the temporary easement granted herein shall become the property of The Board of Commissioners of Tippecanoe County in the State of Indiana except: **NONE**

The said Grantor(s) acknowledge(s) that all provisions of this grant of temporary easement are as stated and set forth herein and that no verbal agreements or promises exist with respect thereto.

This temporary conveyance is subject to any and all easements, conditions and restrictions of record. However, the said Grantor(s), for the purpose of inducing The Board of Commissioners of Tippecanoe County in the State of Indiana to accept this grant and to pay the hereinbefore referenced consideration, represent(s) that the Grantor(s) are the owner(s) in fee simple of the Real Estate and that there exist no encumbrances, conditions, restrictions, leases, liens (except current real estate taxes and assessments) of any kind or character which would be inconsistent with the temporary rights granted herein.

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IN WITNESS WHEREOF, the said Grantor(s) have executed this instrument this 17
day of MAY, 2022.

Charles Carter II (Seal) Sarah Carter (Seal)
Signature Signature

Charles Carter II, husband Sarah Carter, wife
Printed Name Printed Name

____ (Seal) ____ (Seal)
Signature Signature

____ Printed Name Printed Name

STATE OF INDIANA:

SS:

COUNTY OF TIPPECANOE:

Before me, a Notary Public in and for said State and County, personally appeared Charles Carter II and Sarah Carter, husband and wife, the Grantor(s) in the above conveyance, and acknowledged the execution of the same on the date aforesaid to be their voluntary act and deed and who, being duly sworn, stated that any representations contained therein are true.

Witness my hand and Notarial Seal this 17 day of MAY, 2022.

Signature Clifton Dickerson

Printed Name _____

My Commission expires _____

I am a resident of _____ County.



CLIFTON DICKERSON, Notary Public
Allen County, State of Indiana
My Commission Expires August 27, 2023
Commission No. 671065

This instrument prepared by: Douglas J. Masson #19474-53, Attorney, Hoffman, Luhman, & Masson Attorneys at Law, 200 Ferry Street, Ste. C, Lafayette, IN 47901

I affirm, under the penalties of perjury, that I have taken reasonable care to redact each Social Security number in this document, unless otherwise required by law. Douglas J. Masson

EXHIBIT "A"

Project: 1401280
Parcel 34A Temporary Right of Way for Grading
Form T-3

Sheet 1 of 1

A part of Lot 1 as shown on the Plat of Kimberly Estates Part Two Subdivision, the plat of which is recorded in Plat Book 14 Page 4A, in the Office of the Recorder of Tippecanoe County, Indiana, described as follows: Commencing at the southwest corner of said Lot; thence North 00 degrees 16 minutes 31 seconds West 75.28 feet along the west line of said Lot; thence Northeasterly 10.69 feet along an arc to the right having a radius of 20.00 feet and subtended by a long chord having a bearing of North 15 degrees 02 minutes 13 seconds East and a length of 10.56 feet to the Point of Beginning of this description; thence continuing Northeasterly 6.34 feet along said arc subtended by a long chord having a bearing of North 39 degrees 26 minutes 13 seconds East and a length of 6.32 feet; thence South 00 degrees 09 minutes 21 seconds West 90.33 feet to the south line of said Lot; thence South 89 degrees 43 minutes 29 seconds West 4.00 feet along said south line; thence North 00 degrees 09 minutes 21 seconds East 85.47 feet to the Point of Beginning, and containing 353 square feet, more or less.

This description was prepared for the Board of Commissioners of Tippecanoe County by DLZ Indiana, LLC and certified by Alan Brent Cleveland, Indiana Registered Professional Surveyor, License No. LS80880007, on the 25th Day of June, 2020.



Alan Brent Cleveland, P.S.
Indiana Registered Professional Surveyor No. LS80880007



The attached **Temporary Easement Grant – Parcel 34A (Morehouse Rd. Project)** is approved and accepted on behalf of the Board of Commissioners of the County of Tippecanoe in the State of Indiana, on this 6 day of June , 2022.

Davis S. Byers, President

Tracy A. Brown, Vice President

Thomas P. Murtaugh, Member

Constituting the Board of Commissioners of the County of Tippecanoe, in the State of Indiana.

Attest: _____
Robert A. Plantenga, Auditor